




# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image				
Account	660085509				 <p>04/11/2023</p> <p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-4-11\IMG_005 4/11/2023</p>				
Parcel ID	000000-00-0-10134-008-0030								
Cadastral ID	05-21-16-16620								
Property Type	REAL - Real Property								
Property Class	URP	VI Area	1						
Tax Area	17 - CLAREMORE OT								
Name ID	337018								
MONAHAN, KYLE J									
1101 W 24TH ST N CLAREMORE OK 74017-0000									
Parcel Location									
Situs	01101 W 24TH ST N								
Subdivision	GREEN BRIER PARK III								
Lot/Block	0030 / 0008	Parcel Size	1 - Lots						
Sec/Twn/Rng	5 / 21 / 16 / 5								
Neighborhood	1183 - R-V01-SW CLAREMORE								
School District	S001 - CLAREMORE SCHOOLS								
Legal Description Lat/Long: 36.33208756 -95.62068799									
Building Permits									
LOT 30 BLOCK 8 GREENBRIER PARK III									
Exemptions									
Code	Type	Active	Maximum	Exemption	Sale History				
					Bk/Pg	Grantor	Date	Price	Code
					/	VANDENBERG, JOHN D	12/30/2021	133,000	YES
					2164/797	EMMEN, KARLA G	02/07/2011	92,500	YES
					1714/903	GRECO PROPERTIES INC	09/23/2005	105,000	12
Parcel Valuation									
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax
Remove Cap	2022		Land Value	40,540	40,540	11%	Assessed	16,599	1,534.25
Year Frozen	0		Improvements	110,363	110,363		Penalty	0	
Uncapped Value	0		Mobile Home	0	0		Exemption	0	0.00
TIF Project ID	0		Total Value	150,903	150,903		Total Taxable	16,599	1,534.00
Assessment History									
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-660085509	MONAHAN, KYLE J			17	149,405	0	16,129	1,491.00
2024	2024-660085509	MONAHAN, KYLE J			17	164,922	0	15,361	1,420.00
2023	2023-660085509	MONAHAN, KYLE J			17	133,000	0	14,630	1,340.00
2022	2022-660085509	MONAHAN, KYLE J			17	133,000	0	14,630	1,354.00
2021	2021-660085509	VANDENBERG, JOHN D			17	117,316	0	12,770	1,128.00
2020	2020-660085509	VANDENBERG, JOHN D			17	110,559	0	12,161	1,114.00
2019	2019-660085509	VANDENBERG, JOHN D & CATHERINE B			17	106,338	0	11,697	1,083.00
2018	2018-660085509	VANDENBERG, JOHN D & CATHERINE B			17	108,951	0	11,985	1,107.00
2017	2017-660085509	VANDENBERG, JOHN D & CATHERINE B			17	108,108	0	11,892	1,092.00
2016	2016-660085509	VANDENBERG, JOHN D & CATHERINE B			17	105,436	0	11,598	1,089.00
2015	2015-660085509	VANDENBERG, JOHN D & CATHERINE B			17	103,294	0	11,362	1,025.00
2014	2014-660085509	VANDENBERG, JOHN D & CATHERINE B			17	104,102	0	11,382	1,055.00
2013	2013-660085509	VANDENBERG, JOHN D & CATHERINE B			17	100,185	0	10,841	992.00



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Lot Data		Square-Foot - NBHD 1183 #1	
Lot Size			
Lot Count	1		
Units Buildable	1		
Non-Ag Acres	0.1861		
Topography			
Street Access			
Utilities			
Amenities	LOT SIZE ADJUSTMENT	0	
		0	
Method	Square-Foot		
Base Lot Value	8,108.00 x 5.00 = 40,540		
Factor Value			
Adjustments	1.0000		
Lot Value	40,540		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2 - Fair
Architecture	R3 Res Nbhd 3
Style	100% One Story
Exterior Wall	5% Veneer, Masonry 95% Frame, Siding, Vinyl
Base/Total Area	1,033 / 1,033
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,033
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	380 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2005 / 16

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	139,717	135.25	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	2
Indicated Value	123,150 Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	96.90	Total Misc Impr	+ 2,247
Roofing Adj	+ 4.37	Garage Cost	+ 9,568
Subfloor Adj	+ 0.00	Total RCN	= 139,700
Heat/Cool Adj	+ 10.30	Depreciation ( 21%)	- 29,337
Plumbing Adj	+ 12.23	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 110,363
Adj Base Cost	= 123.80	Lot Value	+ 40,540
Total Area	x 1,033	Indicated Value	= 150,903
Adjusted Cost	= 127,885	Value Per SqFt	146.08

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	110,363		
Lot Value	40,540		
Indicated Value	150,903	146.08	Per SqFt
Agland Value			
Site Improvements			
Total Value	150,903	146.08	Total Value Per SqFt

Miscellaneous Improvements							
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr Value
PRCH	SLAB PORCH - COVERED	104400	13x3		39	21.17	826
PATO	SLAB PORCH - OPEN	104401	16x9		144	9.87	1,421



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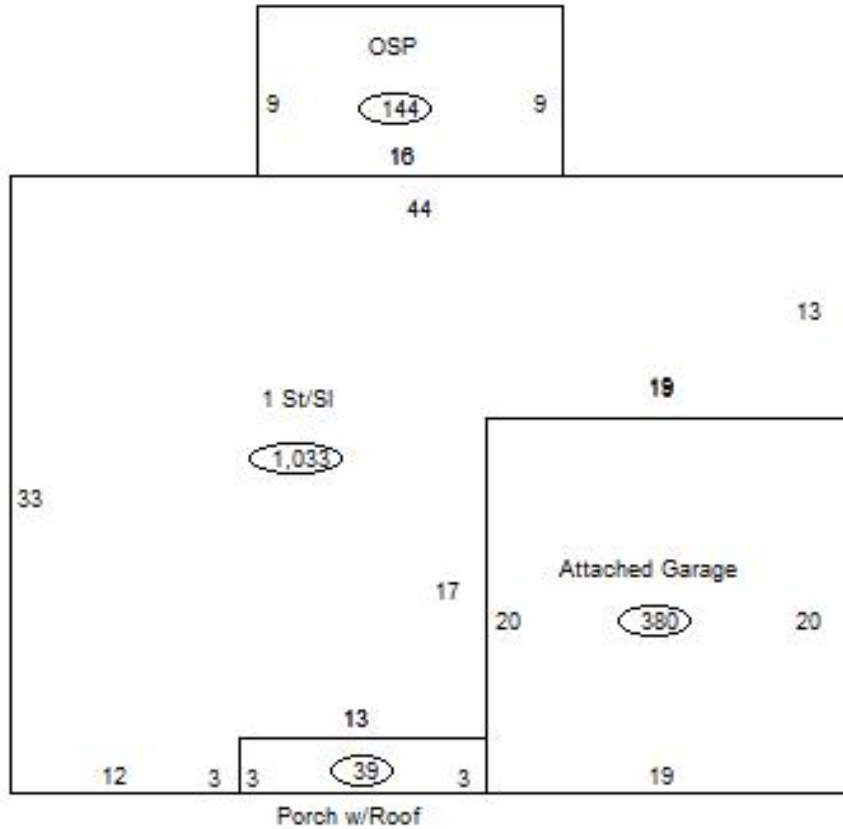
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### Sketch Image

660085509



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,033	1.000	1,033
2	G	1		13	Attached Garage	380	1.000	380
3	M	PRCH		13	SLBC	39	1.000	39
4	M	PATO		13	Open Slab	144	1.000	144
<b>Total Building Area</b>						<b>1,033</b>		<b>1,033</b>